

BankUnited N.A.,

Plaintiff,

NOTICE OF SHERIFF'S SALE

Case Number: 18CV1118

vs.

Michael Birkeland a/k/a Michael J. Birkeland, et al,
Defendants.

PLEASE TAKE NOTICE that by virtue of a judgment of foreclosure entered on March 12, 2019, in the amount of \$100,627.88, the Sheriff will sell the described premises at public auction as follows:

ORIGINAL TIME:

October 23, 2019 at 10:00AM

TERMS:

1. 10% of the successful bid is due at the time of sale. Payment must be in cash, certified check, or cashier's check, payable to the Rock County Clerk of courts. The balance of the successful bid must be paid to the Clerk of Courts in cash, cashier's check or certified funds not later than ten days after the court's confirmation of the sale; failure to pay balance due will result in forfeiture of deposit to Plaintiff.
2. The property is sold "as is" and subject to all legal liens and encumbrances.
3. Upon confirmation of the court, buyer to pay applicable Wisconsin Real Estate Transfer Tax in addition to the purchase price.

PLACE:

at the lower West lobby (front steps) of the Rock County Courthouse

Property description:

The Land referred to herein below is situated in the County of Rock, State of Wisconsin, and is described as follows: The Southeast 1/4 of the Southeast 1/4 of Section 17, Township 4 North, Range 12 East of the 4th P.M., Town of Fulton, County of Rock and State of Wisconsin, described as follows: Commencing at the Southeast corner of said section; thence West, on section line, 14 rods; thence North 11 rods; thence East 14 rods to section line; thence South, on section line, to the place of beginning; EXCEPTING THEREFROM, that part thereof described as follows: Beginning at a point on the East boundary of said section, 86 1/2 feet North of the Southeast corner of said section; thence due West 100 feet; thence at a right angle North 95 feet; thence at a right angle East 100 feet to the East boundary of said section; thence South 95 feet to the point of beginning; except a triangular parcel in the Southwest corner thereof, described as follows: Beginning at the Southwest corner of the above described parcel; thence East 24 feet; thence Northwesterly to a point 34 feet due North of the Southwest corner of said parcel; thence South to the place of beginning.

Tax Key No: 012 05007

Property Address: 4010 W. County Road M, Edgerton, WI 53534

Randall S. Miller & Associates, LLC
Attorney for Plaintiff

342 N. Water Street, Suite 613
Milwaukee, WI 53202

(414) 937-5992

Dated this 27th day of September, 2019



By: Dep. Peters

Rock County Sheriff

Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), we are required to state that we may be attempting to collect a debt on our client's behalf and any information we obtain may be used for that purpose.